

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
56		RANDOLPH ST, ARLINGTON

## OWNERSHIP

Owner 1:	LEATXE DENISSE			
Owner 2:	STANFORD JOSEPH			
Owner 3:				
Street 1:	56 RANDOLPH STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

## PREVIOUS OWNER

Owner 1:	PARKER CATHERINE V -		
Owner 2:	-		
Street 1:	56 RANDOLPH STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains .077 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1915, having primarily Vinyl Exterior and 2129 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 10 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.07748	Total SF/SM:	3375	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	416,999	Spl Credit	Total:	417,000
--------------	---------	--------------	------	-------------	-----	------------	---------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

Total Card /

Total Parcel

883,900 /

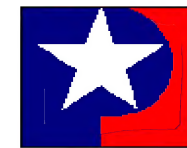
**883,900**

883,900 /

**883,900**

883,900 /

**883,900**



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	5880
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
5	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

## ACTIVITY INFORMATION

Date	Result	By	Name
1/12/2021	SQ Mailed	MM	Mary M
11/4/2017	Inspected	HS	Hanne S
10/21/2017	MEAS&NOTICE	HS	Hanne S
4/7/2009	Meas/Inspect	163	PATRIOT
9/21/1999	Mailer Sent		
9/21/1999	Measured	263	PATRIOT
9/1/1993		PC	PHIL C

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	3375.000	465,600	1,300	417,000	883,900		5880
							GIS Ref
							GIS Ref
Total Card	0.077	465,600	1,300	417,000	883,900	Entered Lot Size	
Total Parcel	0.077	465,600	1,300	417,000	883,900	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		415.17	/Parcel: 415.17	Land Unit Type:	Insp Date

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date			
2022	104	FV	465,600	1300	3,375.	417,000	883,900		Year end	12/23/2021	PRINT		
2021	104	FV	573,000	1300	3,375.	417,000	991,300		Year End Roll	12/10/2020		Date	Time
2020	104	FV	572,000	1300	3,375.	417,000	990,300	990,300	Year End Roll	12/18/2019		12/29/21	18:46:03
2019	104	FV	430,500	1300	3,375.	443,100	874,900	874,900	Year End Roll	1/3/2019	LAST REV		
2018	104	FV	404,600	0	3,375.	323,200	727,800	727,800	Year End Roll	12/20/2017		Date	Time
2017	104	FV	379,100	0	3,375.	281,500	660,600	660,600	Year End Roll	1/3/2017			
2016	104	FV	379,100	0	3,375.	239,800	618,900	618,900	Year End	1/4/2016	08/13/21	09:26:11	
2015	104	FV	337,000	0	3,375.	234,600	571,600	571,600	Year End Roll	12/11/2014	appro		

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

